



WALKER

REAL ESTATE

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting
(*Delete single price or range as applicable)

Single price

Median sale price

(*Delete house or unit as applicable)

Median price

House ☒

Suburb or locality

Period - From

to

Source

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
13 Crossthwaite Street, Kyabram	\$153,000	03/03/2017
10 Scobie Street, Kyabram	\$137,500	11/01/2017
4 Forrest Street, Kyabram	\$125,000	26/05/2017

Licensed Estate Agent, Auctioneers & Property Managers

ABN: 63 131 892 424 Officer in Effective Control: Justin Barnett

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